

043.A

0005

0006.1

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

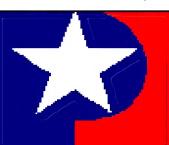
643,600 / 643,600

USE VALUE:

643,600 / 643,600

ASSESSED:

643,600 / 643,600



PROPERTY LOCATION

No	Alt No	Direction/Street/City
112-114		PALMER ST, ARLINGTON

OWNERSHIP

Unit #: 1

Owner 1: WEINGARDEN HILARY M	
Owner 2: O'BRIEN EDWARD	
Owner 3:	

Street 1: 112 PALMER ST UNIT 1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: BURGE ROBERT S/TRUSTEE -

Owner 2: LEXINGTON DEVELOPMENT REALTY -

Street 1: PO BOX 134

Twn/City: LEXINGTON

St/Prov: MA Cntry:

Postal: 02420

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1925, having primarily Wood Shingle Exterior and 1185 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	8351																

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct	
102		0.000	643,600			643,600				
Total Card		0.000	643,600			643,600	Entered Lot Size			
Total Parcel		0.000	643,600			643,600	Total Land:			
Source: Market Adj Cost				Total Value per SQ unit /Card:	543.12	/Parcel: 543.1	Land Unit Type:			

PREVIOUS ASSESSMENT

Parcel ID								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	102	FV	634,500	0	.	634,500	634,500	Year End Roll
2019	102	FV	640,600	0	.	640,600	640,600	Year End Roll

SALES INFORMATION			TAX DISTRICT			PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BURGE ROBERT S/	68952-221		2/28/2017		680,900	No	No		

BUILDING PERMITS										ACTIVITY INFORMATION									
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name							
9/21/2018		Measured							DGM	D Mann									
4/10/2018		NEW CONDO							DGM	D Mann									

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 99 - Condo Conv				Full Bath: 1	Rating: Very Good												
Sty Ht: 1 - 1 Story				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 2 - Conc. Block				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath: 1	Rating: Very Good												
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 1 - Gable																	
Roof Cover: 1 - Asphalt Shgl																	
Color: GREEN																	
View / Desir:																	
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID				SKETCH					
Grade: C+ - Average (+)				Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1	# Units: 1							
Year Blt: 1925	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O								
Alt LUC:	Alt %:			Fpl: 1	Rating: Very Good			Other									
Jurisdct: G19	Fact: .			WSFlue:	Rating:			Upper									
Const Mod:								Lvl 2									
Lump Sum Adj:								Lvl 1									
								Lower									
								Totals	RMs: 6	BRs: 2	Baths: 1	HB: 1					
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Location:				Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wall: 2 - Plaster				Total Units:				Interior:		1	6	2	1				
Sec Int Wall:		%		Floor: 1 - 1st Floor				Additions:									
Partition: T - Typical				% Own: 45.000000000				Kitchen:									
Prim Floors: 3 - Hardwood				Name:				Baths:									
Sec Floors:		%						Plumbing:									
Bsmnt Flr: 12 - Concrete								Electric:									
Subfloor:								Heating:									
Bsmnt Gar:								General:									
Electric: 3 - Typical																	
Insulation: 2 - Typical																	
Int vs Ext: S																	
Heat Fuel: 2 - Gas																	
Heat Type: 15 - H.V.A.C																	
# Heat Sys: 1																	
% Heated: 100	% AC: 100																
Solar HW: NO	Central Vac: NO																
% Com Wall	% Sprinkled:																
MOBILE HOME				Make:	Model:	Serial #:	Year:	Color:	PARCEL ID				SKETCH				
SPEC FEATURES/YARD ITEMS									043.A-0005-0006.1								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:					Total Special Features:								Total:			